

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Michael Eastham
FROM:	WSCC - Highway Authority
DATE:	10 November 2021
LOCATION:	Land to the south of Ford Lane and East of North End Road Yapton BN18 0DS
SUBJECT:	Y/123/21/PL Variation of condition imposed under Y/82/20/RES relating to condition 1 - plans condition. Revised Plan submitted.
DATE OF SITE VISIT:	n/a (Desktop study)
RECOMMENDATION:	No highway objection
S106 CONTRIBUTION TOTAL:	n/a for purposes of this specific planning application

This is the second WSCC Highways (CHA) response to the above planning application for variation of condition imposed under Y/82/20/RES relating to condition 1 - plans condition.

Response.

In its previous response dated 20 October 2021, the CHA identified an area of concern with the proposals – namely the revised position of the turning head found on the southern-most access road. Where it was shown bisected the line of Public Footpath No. 357. While the legal line of the PRow did not appear altered it did make any future upgrading to either a cycle route or bridleway potentially difficult given the alignment and purpose of the turning head to turn vehicles. This is because any future upgrading is likely to require physical alterations to the road surface in an attempt to give non-motorised users priority in accordance with latest design guidance and having the turning head in the position as currently proposed will make this difficult to achieve. As such, the CHA required that the turning head be moved off the legal line of the PRow.

In reply to this, the applicants have provided Drawing No. D2831-FAB-00-GL-DR-L-0100 Revision 'PL15' produced by Fabrik Landscape Architects. The turning head shown is now found to the west of the PRow and thus does not obstruct it. With regard to its size, it is slightly smaller than originally proposed (and those found elsewhere within the estate road layout) but still appears to provide sufficient space for a refuse vehicle to be able to undertake a three-point-turn.

Based on the above, no highway objection is raised.

Tim Townsend
West Sussex County Council – Planning Services